

B-4452

1103-61 CALHOUN STREET

BALTIMORE CITY, MD

This is a strikingly long, uniform row of Italianate dwellings constructed in 1893. The row is unique for its integrity and oxblood red paint, which contrasts with white marble trim. The row has a staggered cornice. Private access.

**D INVENTORY OF HISTORIC PROPERTIES FORM
SANDTOWN-WINCHESTER SURVEY**

**NATIONAL REGISTER OF HISTORIC PLACES
REGISTRATION FORM**

1. Name of Property

historic name N/A

other names/site number rowhouses/ B-4452 (preferred)

2. Location

street & number 1103-61 Calhoun Street not for publication ____

city or town Baltimore

vicinity N/A

state Maryland

code MD

county

Baltimore City

code 510

zip code 21217

3. State/Federal Agency Certification

N/A

4. National Park Service Certification

N/A

5. Classification

Ownership of Property (Check as many boxes as apply)

- ☒ private
☐ public-local
☐ public-State
☐ public-Federal

Category of Property (Check only one box)

- ☒ building(s)
☐ district
☐ site
☐ structure
☐ object

Number of Resources within Property

Contributing

30

Noncontributing

_____ buildings

_____ sites

_____ structures

_____ objects

_____ Total

30

SDI/NPS NRHP Registration Form
(1641-59 North Ave.)
(Baltimore City, MD)

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Number of contributing resources previously listed in the National Register 0

Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.) N/A

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat: DOMESTIC

Sub: multiple dwelling

Current Functions (Enter categories from instructions)

Cat: DOMESTIC

Sub: multiple dwelling

7. Description

Architectural Classification (Enter categories from instructions)

Italianate

Materials (Enter categories from instructions)

foundation brick

roof

walls BRICK

other marble, WOOD

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.) See continuation sheet.

8. Statement of Significance See continuation sheet.

Areas of Significance (Enter categories from instructions)

Community Planning and Development

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USDI/NPS NRHP Registration Form
(1103-61 Calhoun Street)
(Baltimore City, MD)

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Period of Significance c. 1893-1940

Significant Dates c. 1893

Significant Person (Complete if Criterion B is marked above)

Cultural Affiliation N/A

Architect/Builder Thomas F. Locke, builder

Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.) See continuation sheet.

9. Major Bibliographical References

Maps

Bromley, G.W. and Co. Atlas of the City of Baltimore, Vol. 1. Philadelphia: 1885, 1896.
Hopkins, G.M. Map of the City of Baltimore, Maryland. 1876, 1877.
Sanborn Map Company. Insurance Maps, Baltimore, Maryland, Vols. 2,3, and 7. New York: 1890, 1901, 1914, 1928.
Simmons, Isaac. 1852 Revision of the Thomas H. Poppleton Map. Baltimore: 1852.

Baltimore City Directories

Baltimore City Land Records

10. Geographical Data

Acreage of Property Lot = 13'3" x 78'6"

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(1103-61 Calhoun Street)
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UTM References (Place additional UTM references on a continuation sheet)

Zone Easting Northing Zone Easting Northing

1 — — — 3 — — —
2 — — — 4 — — —

— See continuation sheet.

Verbal Boundary Description (Describe the boundaries of the property.)

Block 55B, Lots 41-69; (1161 owned by city)

Boundary Justification (Explain why the boundaries were selected.)

The boundaries are based on a city lot(s) retaining original property lines.

11. Form Prepared By

name/title Elizabeth Jo Lampl & Kay Fanning/Architectural Historians
organization Robinson & Associates date July 1992
street & number 1710 Connecticut Ave., NW telephone (202) 234-2333
city or town Washington state DC zip code 20009

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name The Dackman Company
street&number 2221 Maryland Avenue telephone
city or town Baltimore state MD zip code 21218

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NPS Form 10-900-a
(8-86)

OMB No. 1024-0018

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 5 & 6 Page 1

1103-61 Calhoun
name of property
Baltimore City, Maryland
county and State

HISTORIC CONTEXT

MARYLAND COMPREHENSIVE STATE HISTORIC PRESERVATION PLAN DATA

Geographic Organization: Piedmont

Chronological/Developmental Period(s): Industrial/Urban Dominance

Prehistoric/Historic Period Theme(s): Architecture, Landscape
Architecture, and Community Planning; Social/Education/Cultural

Resource Type:

Category: building(s)

Historic Environment: urban

Historic Function(s) and Use(s): domestic

Known Design Source: Thomas F. Locke, builder

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(8-86)

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 7 Page 1

1103-61 Calhoun Street
name of property
Baltimore City, Maryland
county and State

DESCRIPTION

This strikingly long, uniform row of dwellings was constructed in the Italianate style in 1893, a fairly late date for the style. The row is representative of the largescale speculative endeavors which characterized Sandtown increasingly in the 1880s and 1890s. The block is unique today for its integrity and its oxblood red paint, which contrasts with the white marble trim.

The brick surfaces are highlighted by white marble steps and lintels and the broad wooden cornices, which include jigsaw ventilator panels and frieze boards. The row's cornice line progresses upwards with the streetscape, with a break in the cornice line occurring at every fourth dwelling. The windows are flat-arched. The segmentally arched doors are single-leaf with hoods of decorative brick work.

United States Department of the Interior
National Park ServiceNATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 8 Page 1

1103-61 Calhoun Street
name of property
Baltimore City, Maryland
county and StateSIGNIFICANCE

The row is one of the most impressive and cohesive in the Sandtown-Winchester neighborhood. Thomas Locke, a heretofore unknown builder, was responsible for the row and was obviously a contractor of great skill.

In 1891, this land was owned by Eben B. and Laura S. Hunting, John and Mary A. Hubner, and William A. and Mary D. Hanway. According to Polk's City Directory of that same year, the men of this group had the following professions:

Eben S. Hunting ran Eben B. Hunting & Company, a lumber establishment located at East Falls and Canton Avenue. He resided at 108 W. North Avenue.

William A. Hanway was a lawyer and real estate investor who had an office at 16 E. Lexington Street and resided at 1504 Madison Avenue.

John Hubner was a real estate investor who also had his own (or shared with Hanway) an office at 16 E. Lexington Street and resided in Catonsville.

On October 8, 1891, these men and their wives executed a 99-year lease with Thomas F. Locke, who listed his profession as "contractor" in the City Directories of 1891. (See attached partial copy of lease, Liber J.B. 1363, Folio 209.) Locke resided in the Sandtown-Winchester neighborhood at 1502 N. Mount Street.

The lease specified that Locke be assigned 31 lots of ground beginning at the corner on the north side of Riggs Avenue and the east side of Calhoun Street and running northerly on the east side of Calhoun.

On March 15, 1892, Thomas F. Locke executed a mortgage with the Mt. Clare Permanent Loan & Building Association to finance construction of dwelling houses for the east side of Calhoun Street. (Liber J.B. 1384, Folios 109, 259, 261, 113, and 115.)

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IPS Form 10-900-a
(8-86)

OMB No. 1024-0018

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NATIONAL REGISTER OF HISTORIC PLACES
CONTINUATION SHEET

Section 8 Page 2

1103-61 Calhoun Street
name of property
Baltimore City, Maryland
county and State

In 1892, Thomas Locke presumably was underway or had completed construction of the houses, as he executed several "assignments" of ground rents on the east side of Calhoun Street to numerous parties.

175 John Hubner wife
80 Lease To
Thomas F Locke

This Lease made this 19th day of October
in the year one thousand eight hundred
ninety one by and between John Hubner
and Mary A Hubner his wife of Baltimore

Thomas Locke
mar 7/92
order for

County in the state of Maryland William A Harway and Mary A Harway
his wife Eben B Huntington and Laura S Huntington his wife of Baltimore City
in the state of Maryland of the first part and Thomas F Locke of said
city and state of the second part Witnesseth that the said John Hubner
and Mary A Hubner, William A Harway and Mary A Harway, Eben B
Huntington and Laura S Huntington in consideration of the rents hereinafter ex-
pressed to be paid do demise and lease unto the said Thomas F Locke
his personal representatives and assigns all those thirty one lots of ground
situated in Baltimore City state of said state which are severally described as
follows that is to say Beginning for the first of said lots at the corner formed
by the intersection of the north side of Riggs Avenue and the east side of Cal-
houn Street and running thence northerly on the east side of Calhoun Street
fifteen feet six inches to the center of the partition wall to be there erected
thence easterly parallel with Riggs Avenue and passing through the center
of said last mentioned partition wall eighty three feet two inches more or less
to the center of an alley ten feet wide thence southerly along the center of said
ten feet alley with the use thereof in common with others fifteen feet six inches
to the north side of Riggs Avenue and thence westerly bounding on the north side
of Riggs Avenue eighty three feet two inches more or less to the place of begin-
ning and beginning for the second of said lots on the line of the east side
of Calhoun Street distant fifteen feet six inches northerly from the corner
formed by the intersection of the north side of Riggs Avenue and the east side of
Calhoun Street and which place of beginning is at the center of the partition
wall to be there erected and running thence northerly along the east side of
Calhoun Street thirteen feet two inches to the center of the partition wall to
be there erected thence easterly parallel with Riggs Avenue eighty three feet two
inches more or less to the center of an alley ten feet wide thence southerly along the
center of said ten feet alley with the use thereof in common with others fifteen
feet six inches to the center of a line drawn easterly from the beginning par-
allel with Riggs Avenue and passing through the center of the partition wall
in this description first mentioned and thence westerly reversing said line as
drawn and bounding thence eighty three feet two inches more or less to the place
of beginning and beginning for the third of said lots on the line of the
east side of Calhoun Street distant twenty eight feet eight inches northerly
from the corner formed by the intersection of the north side of Riggs Avenue and
the east side of Calhoun Street and which place of beginning is at the center
of the partition wall to be there erected and running thence northerly along
the east side of Calhoun Street thirteen feet two inches to the center of the
partition wall to be there erected thence easterly parallel with Riggs Avenue

eighty three feet two inches more or less to the centre of an alley ten feet wide
 thence southerly along the centre of said ten feet alley with the use thereof in
 common with others thirteen feet two inches to intersect a line drawn easterly
 from the beginning parallel
 centre of the partition wall in
 westerly reversing said line so
 much more or less to the place
 of said lots on the line of the
 inches westerly from the corner
 formed by the east side of Cal
 the centre of the partition wall
 along the east side of Calhoun
 partition wall to be there erected
 thirty feet two inches more or less to the centre of an alley ten feet wide thence south
 easterly along the centre of said ten feet alley with the use thereof in common with
 others thirteen feet two inches to intersect a line drawn easterly from the begin
 ning parallel with Riggs Avenue and passing through the centre of the partition
 wall in this description first mentioned then westerly reversing said line
 so drawn and binding thereon eighty three feet two inches more or less to the place
 of beginning and beginning for the fifth of said lots on the line of the east
 side of Calhoun street distant fifty five feet westerly from the corner formed
 by the intersection of the north side of Riggs Avenue and the east side of Cal
 houn street and which place of beginning is at the centre of the partition wall
 to be there erected and running thence northerly along the east side of Calhoun
 street thirty feet two inches to the centre of the partition wall to be there erected
 thence easterly parallel with Riggs Avenue eighty three feet two inches more or less
 to the centre of an alley ten feet wide thence southerly along the centre of said
 ten feet alley with the use thereof in common with others thirteen feet two inches
 to intersect a line drawn easterly from the beginning parallel with Riggs
 Avenue and passing through the centre of the partition wall in this description
 first mentioned then westerly reversing said line so drawn and binding there
 on eighty three feet two inches more or less to the place of beginning and be
 ginning for the sixth of said lots on the line of the east side of Calhoun street
 distant sixty eight feet two inches northerly from the corner formed by the inter
 section of the north side of Riggs Avenue and the east side of Calhoun street
 and which place of beginning is at the centre of the partition wall to be there
 erected and running thence northerly along the east side of Calhoun street
 thirty feet two inches to the centre of the partition wall to be there erected thence
 easterly parallel with Riggs Avenue eighty three feet two inches more or less to
 the centre of an alley ten feet wide thence southerly along the centre of said ten
 feet alley with the use thereof in common with others thirteen feet two inches
 to intersect a line drawn easterly from the beginning parallel with Riggs Avenue
 and passing through the centre of the partition wall in this description first

SANDTOWN-WINCHESTER/PENN-NORTH
RECONNAISSANCE-LEVEL SURVEY FORM

Survey No. B-4452

Neg. No. 4/32

Historic Name _____

Current Name/Use _____

Address(es) 1103-61 Calhoun Street

Resource/Property Type

- ☒ Rowhouses
☐ Commercial Structure
☐ Public/Institutional Building
☐ Public Housing
☐ Site
☐ Other

☒ Attached
☐ Freestanding

Note: _____

Stories 2 + B

Primary Material brick Secondary Material marble, wood

Roof Form flat

No. of Bays in Unit/Facade 3 If Rowhouse: ☒ Flat Front ☐ Swell Front ☐ Porch

Window Type: ☒ Double-Hung ☒ 1/1 Sash ☐ 2/2 Sash ☐ 2/1 Sash ☐ Other Sash ☐ Transom
Door Type: ☒ Single-Leaf ☐ Double-Leaf ☐ Number of panels (if visible) ☒ Transom

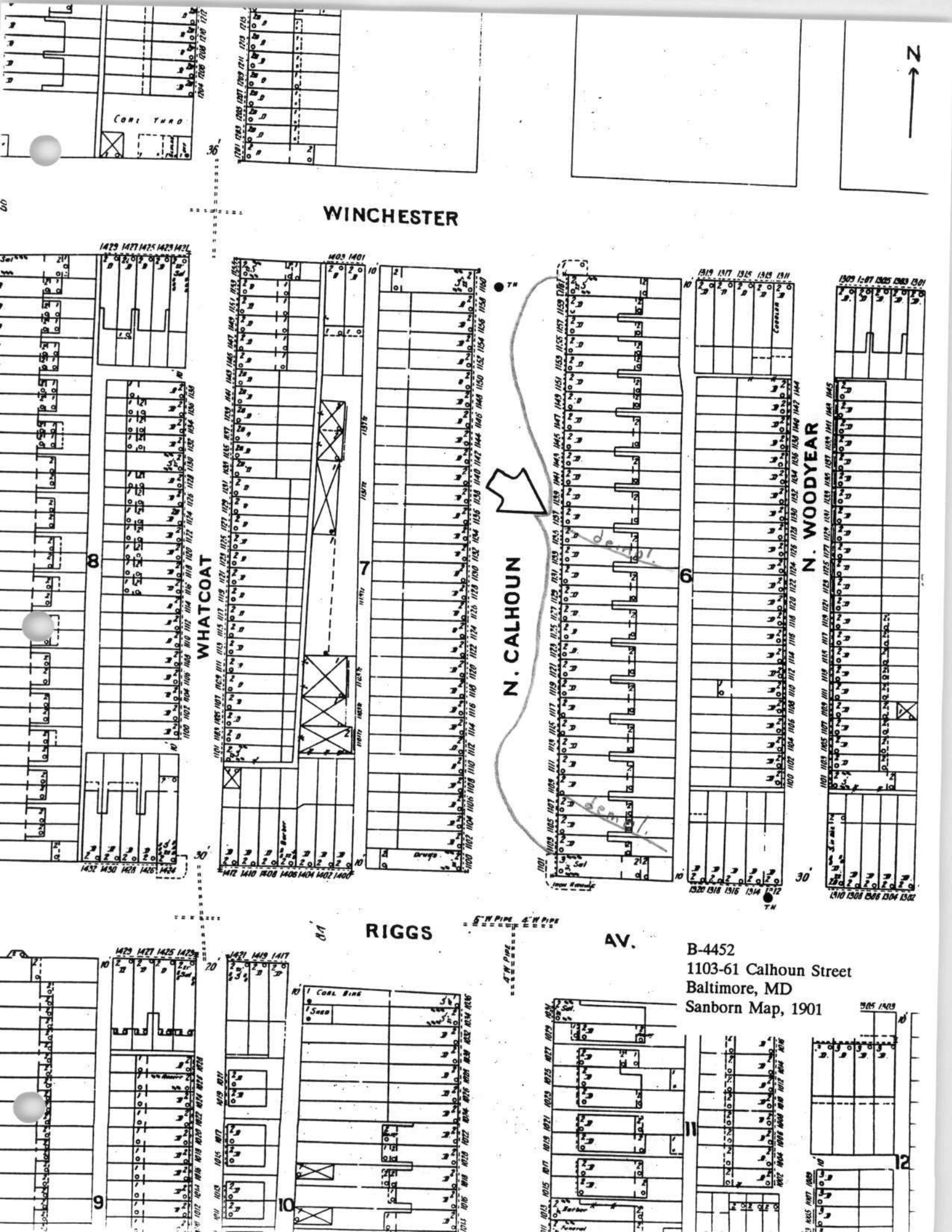
Architectural Style Late Italianate Date c. 1890-1901

Noteworthy Features: Strikingly long, uniform row of Italianate rowhouses. Representative of largescale speculative construction and unique for its oxblood red paint contrasting with white marble trim. Intact cornice and ventilator panel frieze. Slight nod to the Queen Anne influence at door hoods. Segmental-headed openings with brick hoods over door. #1103-1107 have stone voussoirs set in window arches. Stone sills. Bracketed wood cornice with jigsawn molding, ventilator panels.

Alterations: ☒ Formstone ☐ Stucco
☐ Vinyl/Aluminum ☐ Window/Door Changes
☒ Awnings ☐ Missing Cornice Elements
☐ First-Floor Use Change ☐ Other: _____
Status: ☒ Occupied ☐ Vacant ☐ Mixed
NR Evaluation: ☒ Contributing ☐ Non-Contributing
Recommended for Intensive Level: ☒ Yes ☐ No

Surveyor: Joey Lampl
Date: February-April 1992

Affiliation: Robinson & Associates



WINCHESTER

WHATCOAT

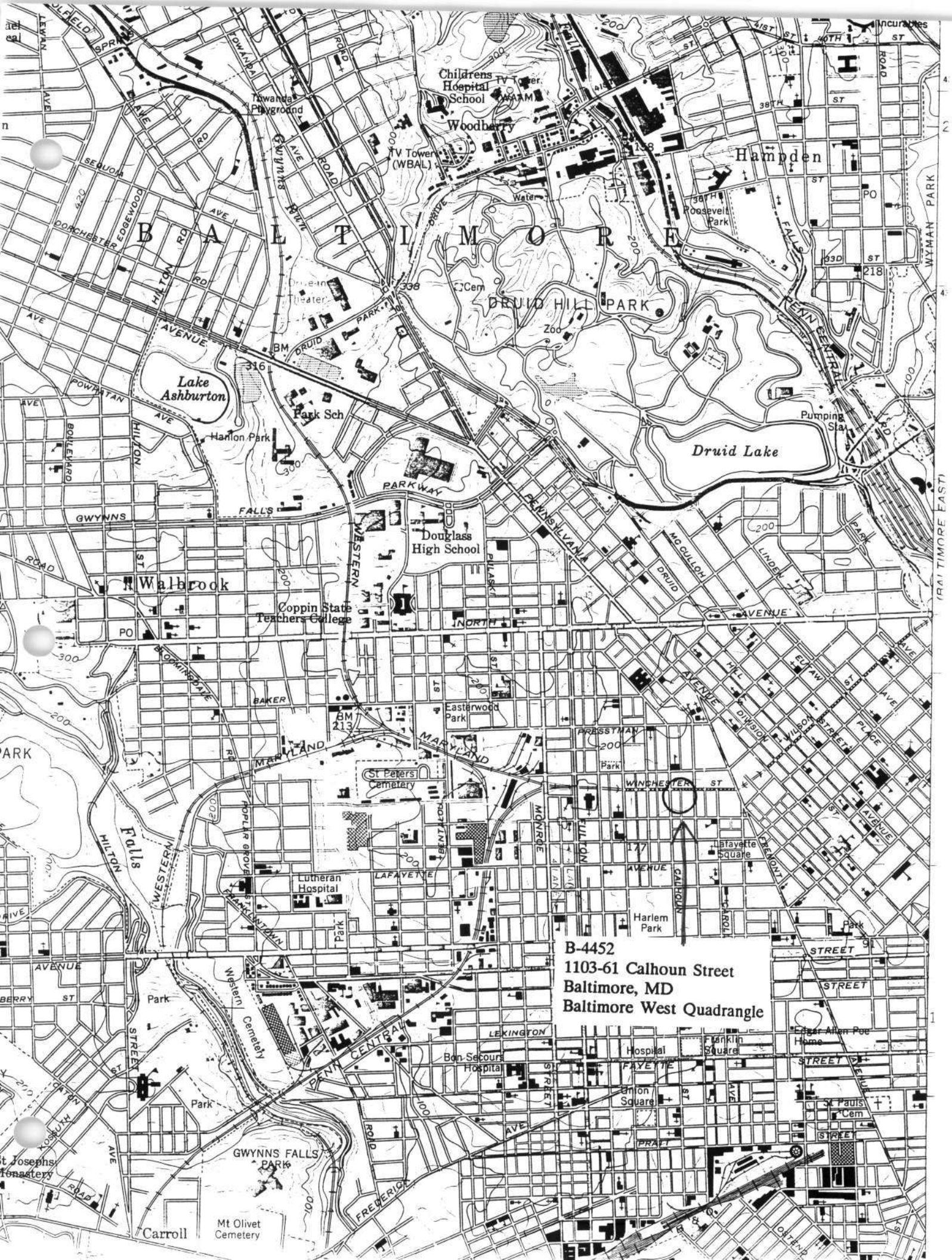
N. CALHOUN

N. WOODYEAR

RIGGS

AV.

B-4452
1103-61 Calhoun Street
Baltimore, MD
Sanborn Map, 1901



B-4452
1103-61 Calhoun Street
Baltimore, MD
Baltimore West Quadrangle

B-4452

1103

1161





SANDTOWN - WINCHESTER / PENN - NORTH

#B-4452

BALTIMORE, MD

ELIZABETH Qo LAMPL

MARCH 1992

CITY OF BALTIMORE, COMMISSION FOR HISTORICAL AND ARCHITECTURAL PRESERVATION

1103-61 CALHOUN ST.

WEST ELEVATION

ROLL 4/NEG 32

1 of 2



Sandtown - Winchester / Penn-North

#B-4452

Baltimore, MD

Leonard Jackson

July 1992

City of Baltimore, Commission for Historical
and Architectural Preservation

1103-61 Calhoun Street

VIEW FACING NORTH

Roll 9 / Neg 2

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